

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Concord Consortium**

State: **NC**

PJ's Total HOME Allocation Received: **\$13,430,039**

PJ's Size Grouping*: **B**

PJ Since (FY): **1997**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
			PJs in State:	18			
Program Progress:							
% of Funds Committed	87.14 %	94.44 %	18	95.51 %	5	7	
% of Funds Disbursed	87.14 %	87.72 %	11	87.58 %	39	41	
Leveraging Ratio for Rental Activities	6.98	6.6	0	4.86	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	87.57 %	87.21 %	12	82.17 %	40	34	
% of Completed CHDO Disbursements to All CHDO Reservations***	85.31 %	73.81 %	6	71.17 %	77	74	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.80 %	78.12 %	7	81.54 %	73	68	
% of 0-30% AMI Renters to All Renters***	31.63 %	38.71 %	11	45.68 %	24	26	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	97.20 %	1	96.19 %	100	100	
Overall Ranking:			In State:	7 / 18	Nationally:	58 60	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$9,353	\$9,938		\$27,510	98 Units	18.10 %	
Homebuyer Unit	\$21,833	\$11,369		\$15,239	264 Units	48.80 %	
Homeowner-Rehab Unit	\$19,951	\$24,536		\$20,932	179 Units	33.10 %	
TBRA Unit	\$0	\$1,614		\$3,121	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Concord Consortium NC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$74,646	\$50,653	\$18,542
State:*	\$69,573	\$85,050	\$26,714
National:**	\$98,643	\$77,150	\$23,791

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.86

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	56.1	29.6	46.9	0.0
Black/African American:	36.7	36.2	52.0	0.0
Asian:	2.0	0.4	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.8	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	5.1	7.7	1.1	0.0
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HOUSEHOLD SIZE:

1 Person:	71.4	21.9	42.5	0.0
2 Persons:	12.2	20.4	36.9	0.0
3 Persons:	10.2	14.6	7.8	0.0
4 Persons:	6.1	8.1	8.4	0.0
5 Persons:	0.0	6.9	4.5	0.0
6 Persons:	0.0	2.3	0.0	0.0
7 Persons:	0.0	0.4	0.0	0.0
8 or more Persons:	0.0	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	18.4	25.4	29.1	0.0
Elderly:	60.2	3.5	25.7	0.0
Related/Single Parent:	17.3	21.9	13.4	0.0
Related/Two Parent:	2.0	18.5	25.1	0.0
Other:	2.0	5.4	6.7	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	3.1	0.0 #
HOME TBRA:	0.0	
Other:	5.1	
No Assistance:	91.8	

of Section 504 Compliant Units / Completed Units Since 2001 9

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Concord Consortium

State: NC

Group Rank: 58
 (Percentile)

State Rank: 7 / 18 PJs

Overall Rank: 60
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	87.57	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	85.31	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.8	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	1.46	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

